

LAW OFFICES  
RUPPERSBERGER, WHITE, WINTER, CLARK & MISTER

SUITE 404 - PADONIA CENTRE  
30 E. PADONIA RD.  
TIMONIUM, MARYLAND 21093

CHARLES A. RUPPERSBERGER, III  
WILLIAM N. WHITE  
LESLIE A. WINTER  
C. WILLIAM CLARK  
DAVID F. MISTER

(301) 561-0710

COUNSEL  
ROBERT B. SCHULMAN  
JOSHUA R. TREEM  
BALTIMORE OFFICE  
SUITE 211 - WORLD TRADE CENTER  
BALTIMORE, MARYLAND  
21202

December 24, 1981

Nicholas B. Commodari, Chairman  
Zoning Plans Advisory Committee  
Baltimore County Office Building  
111 West Chesapeake Avenue  
Towson, MD 21204

Re: Item #71  
Petitioner-Charles E. Dengler, et ux  
Variance Petition

Dear Mr. Commodari:

In accordance with the Order passed by Deputy Zoning Commissioner, Jean M.H. Jung on December 10, 1981, enclosed please find a copy of the site plan with ink revisions showing the set backs for the existing accessory structures. Also enclosed please find ten copies of this revised site plan. I have indicated on the revised plan my signature and date of 12/22/81. I believe that this will satisfy the Deputy Commissioner's order and ask you to place in your file and take the appropriate steps.

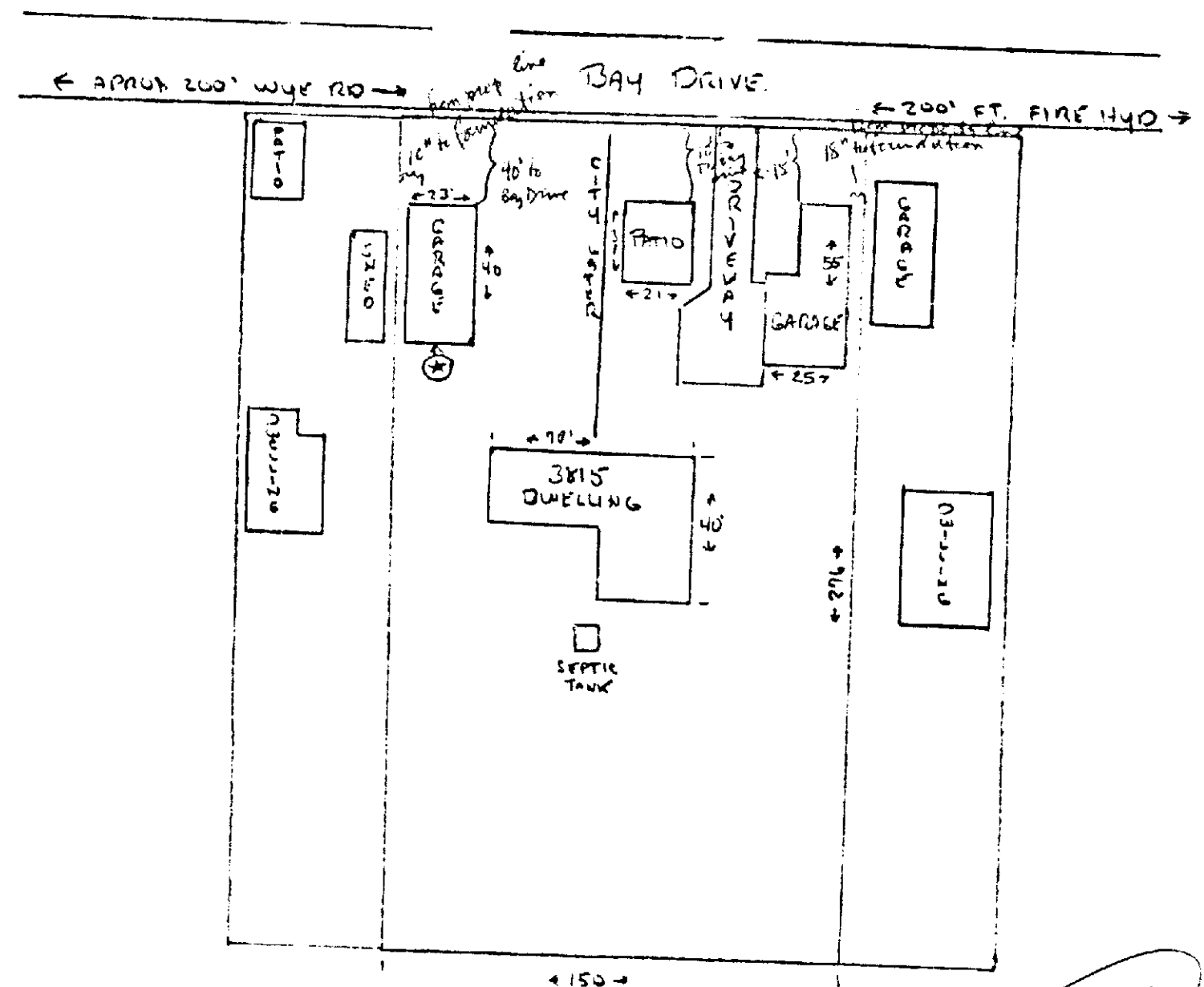
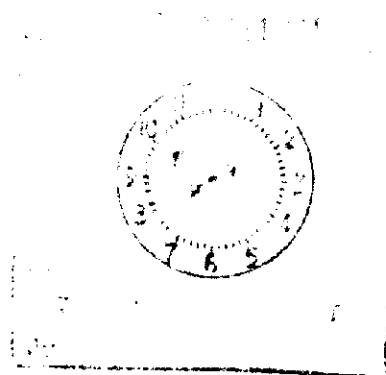
In the event you need further information, or that what I have proposed is unacceptable, please contact me. Thank you for your anticipated cooperation.

Very truly yours,

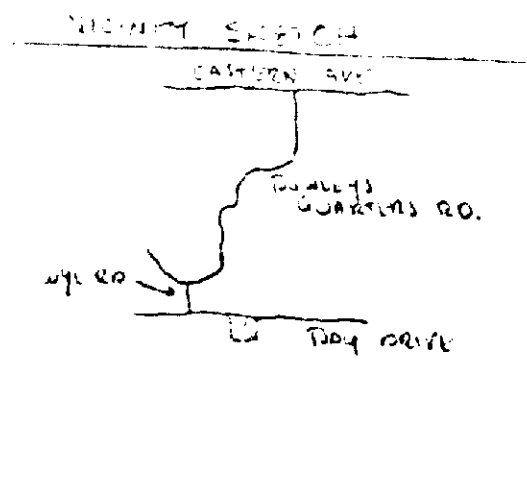
*C. William Clark*  
C. William Clark

CWC:jma  
cc: Charles E. Dengler

*app'd up  
for 12*



CHESAPEAKE BAY



Revised  
C. William Clark  
12/22/81

ITEM #71

SCALE  
1" = 50'  
15' ELEC. DIST  
RC 5 ZONING  
★ PROPOSED ZONING  
VARIANCE - TO REPLACE  
DAMAGED GARAGE, 10'  
FROM PROP. LINE

0 2 4 6 8 10 12 14 16 18 20 22 24 26 28 30

# PETITION FOR ZONING VARIANCE

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section 5400.1 - to allow existing accessory structures to be located a minimum of 10 inches from side property lines in lieu of the required two and one-half (2 1/2) feet.

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty)  
1. Practical difficulty: The original structure, made of wood, rested upon a concrete foundation permanently placed in the earth for many years prior to the undersigned removing it because of rotting wood. The foundation sits ten (10) inches from the property line and would be extremely difficult to break up the concrete, remove it and replace the foundation two and one-half (2 1/2) feet from the property line. 2. Hardship: The undersigned employed a contractor for the purposes of razing the garage and the erecting another one upon the existing foundation. A permit was obtained to raze the garage, and the contractor performed substantial amounts of work in razing the garage, and erecting a new garage prior to the discovery of the need for a variance from the above cited zoning regulation. Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition.

Contract Purchaser: (Type or Print Name) Signature Address City and State Attorney for Petitioner: (Type or Print Name) Signature Address City and State Attorney's Telephone No.: (301) 561-0710

Legal Owner(s): (Type or Print Name) Signature Address City and State Name, address and phone number of legal owner, contract purchaser or representative to be contacted C. William Clark 3815 Bay Drive 335-6933 Phone No. Bowleys Quarters, MD 21220 City and State C. William Clark Suite 404, 30 E. Padonia Road Timonium, MD 21093 561-0710 Phone No.

ORDERED By The Zoning Commissioner of Baltimore County, this 20th day of October, 1981, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the 10th day of December, 1981, at 9:30 o'clock A.M.

(over)

## BALTIMORE COUNTY ZONING ADVISORY COMMITTEE



## PETITION AND SITE PLAN EVALUATION COMMENTS

## BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

December 2, 1981

COUNTY OFFICE BUILDING  
111 West Chesapeake Ave.  
Towson, Maryland 21204

C. William Clark, Esquire  
Suite 104, 30 E. Padonia Road  
Timonium, Maryland 21093

Chairman  
Nicholas B. Comodari  
Chairman

RE: Item No. 71  
Petitioner - Charles E. Dengler, et ux  
Variance Petition

Dear Mr. Clark:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

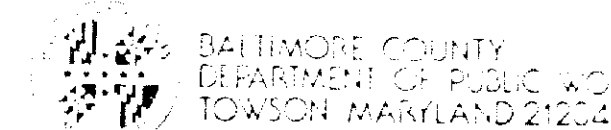
In view of your clients' proposal to legalize the setbacks of the existing accessory structure, this hearing is required. For further explanation on the comments of the Department of Permits and Licenses, you may contact Mr. Charles Burnham at 494-3987.

Enclosed are all comments submitted to this office from the committee members at this time. The remaining members felt that no comment was warranted. This petition was accepted for filing on the date of the enclosed certificate and a hearing scheduled accordingly.

Very truly yours,

Nicholas B. Comodari, Jr.  
NICHOLAS B. COMODARI  
Chairman  
Zoning Plans Advisory Committee

NEC:bsc  
Enclosures



November 9, 1981

Mr. William E. Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: Item #71 (1981-1982)  
Property Owner: Charles E. & Julia M. Dengler  
S/S Bay Drive 200' E. of Wye Road  
Acres: 150 x 276 District: 15th

Dear Mr. Hammond:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

### General:

The comments supplied in conjunction with the Zoning Advisory Committee review of this property for Item 140 (1973-1974) are referred to for your consideration.

This office has no further comment in regard to the plan submitted for Zoning Advisory Committee review in connection with this Item 71 (1981-1982).

Very truly yours,

Robert A. Morton, P.E., Chief  
Bureau of Public Services

RAM:EAM:FWR:ss

cc: Jack Wimbley

2-SW Key Sheet  
3 NE 46 Pos. Sheet  
NE 1 L Topo  
98 Tax Map

Attachment

## Baltimore County, Maryland Department of Public Works

COUNTY OFFICE BUILDING  
TOWSON, MARYLAND 21204  
February 28, 1974

Bureau of Engineering  
ELLSWORTH N. DIVER, P.E., CHIEF

Mr. S. Eric McNema  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: Item #110 (1973-1974)

Property Owner: Charles E. and Julia M. Dengler  
S/S of Bay Drive, 215' W. of the intersection of the N/S of Bay Drive and the centerline of Wye Road  
Existing Zoning: R.C. 5  
Proposed Zoning: Variance to permit a side yard setback of 23' 6" instead of the required 50'  
No. of Acres: 150' x 276' District: 15th

Dear Mr. McNema:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject item.

### Highways

Bay Drive, an existing public road, is proposed to be improved in the future as a 30-foot closed-type roadway cross-section generally on a 50-foot right-of-way (40-foot minimum).

Highway improvements are not required at this time. Highway right-of-way widening, including any necessary reversible easements for slopes will be required in connection with any grading or building permit application.

The entrance locations are subject to approval by the Department of Traffic Engineering, and shall be constructed in accordance with Baltimore County Standards.

### Sediment Control

Development of this property through striping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the striping of top soil.

Item #110 (1973-1974)  
Property Owner: Charles E. and Julia M. Dengler  
Page 2  
February 28, 1974

### Storm Drains

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

The property to be developed is located adjacent to the water front. The Petitioner is advised that the proper sections of the Baltimore County Building Code must be followed whereby elevation limitations are placed on first floor levels of residential and commercial development and other special construction features are required.

### Water

Public water supply is serving this property.

### Sanitary Sewer

Public sanitary sewerage is not available to serve this property which is utilizing private onsite means of sewage disposal.

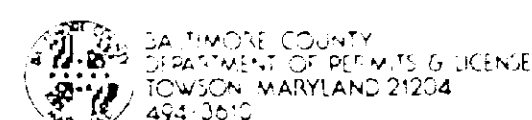
Very truly yours,

Ellsworth N. Diver  
ELLSWORTH N. DIVER, P.E.  
Chief, Bureau of Engineering

END:EAM:FWR:ss

cc: J. Coners

2-SW Key Sheet  
3 NE 46 Pos. Sheet  
NE 1 L Topo  
98 Tax Map



November 17, 1981

Mr. William E. Hammond, Zoning Commissioner  
111 West Chesapeake Ave.  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #71 during Advisory Committee Meeting, October 20, 1981 are as follows:

Property Owner: Charles E. & Julia M. Dengler  
Location: S/S Bay Drive 200' E. of Wye Road  
Existing Zoning: R.C. 5  
Proposed Zoning: Variance to permit a replacement of a garage to be located 10' from property line in lieu of the required 23'.  
Acres: 150 X 276  
District: 15th

The items checked below are applicable:

- X A. All structures shall conform to the Baltimore County Building Code 1978, the State of Maryland Code for the Handicapped and Aged, and other applicable Codes.
- B. A building/ permit shall be required before beginning construction.
- C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required.
- D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application.
- SPECIAL NOTE: X E. In wood frame construction an exterior wall erected within 6' 2" of an adjacent lot line shall be of one hour fire resistant construction, no openings permitted within 3' 4" of lot line. A minimum 8" masonry firewall is required if construction is on the lot line.
- F. Requested variance conflicts with the Baltimore County Building Code, Section 9.
- G. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require a professional seal.
- H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered in Maryland Architect or Engineer certify to this office, that the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 305 and the required construction classification of Table 211.
- X I. Comments Section 106.3 appears applicable here.

NOTE: These comments reflect only on the information provided by the drawing submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired additional information may be obtained by visiting Room 212 (Plans Review) at 111 West Chesapeake Ave., Towson.

Very truly yours,

Charles E. Burnham, Chief  
Plans Review

CEB:rrj

## BALTIMORE COUNTY PUBLIC SCHOOLS

Robert Y. Duell, Superintendent

Towson, Maryland - 21204

Date: October 12, 1981

Mr. William E. Hammond  
Zoning Commissioner  
Baltimore County Office Building  
1111 West Chesapeake Avenue  
Towson, Maryland 21204

Z.A.C. Meeting of: October 20, 1981

RE: Item No: 70, 71, 72, 73  
Property Owner:  
Location:  
Present Zoning:  
Proposed Zoning:

District:  
No. Acres:

Dear Mr. Hammond:

All of the above have no bearing on student population.

Very truly yours,

Wm. Nick Petrovich, Assistant  
Department of Planning

KNP/bp

Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will not adversely affect the health, safety, and general welfare of the community, the variance(s) should be granted.

Therefore, IT IS ORDERED by the Deputy Zoning Commissioner of Baltimore County, this 17th day of December, 1981, that the herein Petition for Variance(s) to permit the

existing accessory structures to be located a minimum of ten inches from the side property lines in lieu of the required two and one-half feet, in accordance with the site plan filed herein, should be and the same is GRANTED, from and after the date of this Order, subject, however, to the following restrictions:

1. The setbacks for the existing accessory structures shall be indicated on the site plan.
2. A revised site plan, incorporating the restriction set forth above, shall be submitted for approval by the Department of Public Works and the Office of Planning and Zoning.

*John M. H. Jung*  
Deputy Zoning Commissioner of Baltimore County

RE: PETITION FOR VARIANCE : BEFORE THE ZONING COMMISSIONER  
S/S Bay Drive, 200' : OF BALTIMORE COUNTY  
E of Wye Rd., 15th District  
CHARLES E. DENGLE, et ux, : Case No. 82-133-A  
Petitioners

ORDER TO ENTER APPEARANCE

Mr. Commissioner:

Pursuant to the authority contained in Section 524.1 of the Baltimore County Charter, I hereby enter my appearance in this proceeding. You are requested to notify me of any hearing date or dates which may be now or hereafter designated therefore, and of the passage of any preliminary or final Order in connection therewith.

Peter Max Zimmerman  
Deputy People's Counsel

John W. Hessian, III  
People's Counsel for Baltimore County  
Rm. 273, Court House  
Towson, Maryland 21204  
474-2133

I HEREBY CERTIFY that on this 18th day of November, 1981, a copy of the foregoing Order was mailed to C. William Clark, Esquire, Suite 404, 30 E. Padonia Road, Timonium, Maryland 21073, Attorney for Petitioner.

John W. Hessian, III



BALTIMORE COUNTY  
OFFICE OF PLANNING & ZONING  
TOWSON, MARYLAND 21204  
494-3353

WILLIAM E. HAMMOND  
ZONING COMMISSIONER

December 17, 1981

C. William Clark, Esquire  
Suite 404  
30 East Padonia Road  
Timonium, Maryland 21093

RE: Petition for Variance  
S/S of Bay Drive, 200' E of Wye Rd.  
15th Election District  
Charles E. Dengler, et ux - Petitioners  
NO. 82-133-A (Item No. 71)

Dear Mr. Clark:

I have this date passed my Order in the above captioned matter in accordance with the attached.

Very truly yours,

*John M. H. Jung*  
JOHN M. H. JUNG  
Deputy Zoning Commissioner

JMHJ/mc

Attachment's

cc: John W. Hessian, III, Esquire  
People's Counsel

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

William E. Hammond, Zoning Commissioner  
TO: Office of Planning and Zoning Date: November 30, 1981

FROM: Ian J. Forrest

SUBJECT: Zoning Variance Items

The Baltimore County Department of Health has reviewed the following zoning variance items, and has no specific comments regarding same:

- Item # 70 - Philip L. & Betty Buck
- ✓ Item # 71 - Charles E. & Julia M. Dengler
- Item # 72 - John M. Miller
- Item # 73 - Margaret Elizabeth Giudice, et al

*Ian J. Forrest*  
Ian J. Forrest, Director  
BUREAU OF ENVIRONMENTAL SERVICES

IJF/fth



BALTIMORE COUNTY  
FIRE DEPARTMENT  
TOWSON, MARYLAND 21204  
825-7010

PAUL H. RENCKE  
CHIEF

December 15, 1981

Mr. William Hammond  
Zoning Commissioner  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Attention: Nick Commodari, Chairman  
Zoning Plans Advisory Committee

RE: Property Owner: Charles E. and Julia M. Dengler

Location: S/S Bay Drive 200' E. of Wye Road

Item No.: 71 Zoning Agenda: Meeting of October 20, 1981

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- ( ) 1. Fire hydrants for the referenced property are required and shall be located at intervals or \_\_\_\_\_ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.

- ( ) 2. A second means of vehicle access is required for the site.

- ( ) 3. The vehicle dead end condition shown at \_\_\_\_\_ EXCEEDS the maximum allowed by the Fire Department.

- ( ) 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

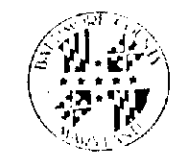
- ( ) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

- ( ) 6. Site plans are approved, as drawn.

- (X) 7. The Fire Prevention Bureau has no comments, at this time.

REVIEWED BY: *John M. H. Jung* Approved: *John M. H. Jung*  
Planning Group Fire Prevention Bureau  
Special Inspection Division

JH/mc



BALTIMORE COUNTY  
OFFICE OF PLANNING AND ZONING  
TOWSON, MARYLAND 21204  
494-3211

WILLIAM E. HAMMOND  
COMMISSIONER

December 1, 1981

Mr. William Hammond, Zoning Commissioner  
Zoning Advisory Committee  
Office of Planning and Zoning  
Baltimore County Office Building  
Towson, Maryland 21204

Dear Mr. Hammond:

Comments on Item #71, Zoning Advisory Committee Meeting, October 20, 1981, are as follows:

Property Owner: Charles E. and Julia M. Dengler  
Location: S/S Bay Drive 200' E. of Wye Road  
Acres: 150 X 276  
District: 15th

This office has reviewed the subject petition and offers the following comments. These comments are not intended to indicate the appropriateness of the zoning in question, but are to assure that all parties are made aware of plans or problems with regard to development plans that may have a bearing on this petition.

This petition meets the requirements of the Division of Current Planning and Development.

Very truly yours,

*John L. Wimbley*  
John L. Wimbley  
Planner III  
Current Planning and Development

JLW:rh

PETITION FOR VARIANCE

15th DISTRICT

ZONING: Petition for Variance

LOCATION: South side of Bay Drive, 200 ft. East of Wye Road

DATE & TIME: Thursday, December 10, 1981 at 9:30 A.M.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Ave., Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Variance to allow existing accessory structures to be located a minimum of 10 inches from side property lines in lieu of the required two and one-half (2 1/2) feet.

The Zoning Regulation to be excepted as follows:

Section 400.1 - location of accessory structures

All that parcel of land in the Fifteenth District of Baltimore County

Being the property of Charles E. Dengler, et ux, as shown on plat plan filed with the Zoning Department.

Hearing Date: Thursday, December 10, 1981 at 9:30 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

BY ORDER OF  
WILLIAM E. HAMMOND  
ZONING COMMISSIONER  
OF BALTIMORE COUNTY

DESCRIPTION OF PROPERTY

Real property, improved, with a residential dwelling and garage, located on the south side of Bay Drive approximately 200 feet east of Wye Road and known as Lots Number 244, 245 and 246, on the Second Addition to Plat No. 1 Bowley's Quarter recorded among the Land Records of Baltimore County in Plat Book W.P.C. No. 8, Folio 73, also known as 3815 Bay Drive, Baltimore, Maryland 21220.



December 3, 1981

C. William Clark, Esquire  
Suite 404  
30 E. Padonia Road  
Timonium, Maryland 21093

RE: Petition For Variance  
S/a Bay Drive, 200' E of Wye Rd.  
Charles E. Dengler, et ux  
Case #82-133-A

Dear Mr. Clark:

This is to advise you that \$49.00 is due for advertising and posting of the above property.

Please make check payable to Baltimore County, Maryland, and remit to Karen Riegel, Room 113, County Office Building, Towson, Maryland 21204 before the hearing.

Very truly yours,  
WILLIAM E. HAMMOND  
Zoning Commissioner

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

DATE 12/17/81 ACCOUNT 01-662

AMOUNT \$49.00

RECEIVED BY C. William Clark, Esquire  
FROM Posting & Advertising of Case #82-133-A (Dengler)

49001800 17 4900 AM

VALIDATION OR SIGNATURE OF CASHIER

C. William Clark, Esquire  
Suite 404, 30 E. Padonia Road  
Timonium, Md. 21093

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received and accepted for filing this 20th day of October, 1981.

WILLIAM E. HAMMOND  
Zoning Commissioner

Petitioner Charles E. Dengler, et ux  
Petitioner's Attorney

Reviewed by Nicholas B. Commodari  
Chairman, Zoning Plans  
Advisory Committee

C. William Clark, Esquire  
Suite 404  
30 East Padonia Road  
Timonium, Maryland 21093

November 12, 1981

NOTICE OF HEARING

RE: Petition for Variance  
S/a Bay Drive, 200' E of Wye Road  
Charles E. Dengler, et ux - Petitioners  
Case #82-133-A

TIME: 9:30 A.M.

DATE: Thursday, December 10, 1981

PLACE: ROOM 106 COUNTY OFFICE BUILDING, 111 W. CHESAPEAKE AVENUE,

TOWSON, MARYLAND

ZONING COMMISSIONER OF  
BALTIMORE COUNTY

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

Mr. W.E. Hammond  
Zoning Commissioner  
TO: Norman F. Gerber, Director  
Office of Planning and Zoning  
FROM: Petition No. 82-133-A Item 71  
SUBJECT: December 1, 1981

Petition for Variance  
South side of Bay Drive, 200 ft. East of Wye Road  
Petitioner- Charles E. Dengler, et ux

Fifteenth District

HEARING: Thursday, December 10, 1981 (9:30 A.M.)

There are no comprehensive planning factors requiring comment on this petition.

Norman F. Gerber, Director  
Office of Planning and Zoning

NEG:JGH:jb

January 20, 1982

Mr. William Hammond  
Zoning Commissioner  
County Office Building  
Towson, Maryland 21204

Re: ZAC Meeting - October 20, 1981

Dear Mr. Hammond:

The Department of Traffic Engineering has no comment for items number 70, 71, 72 and 73.

Michael S. Flanagan  
Traffic Engineering Associate II

MSF/r1j

CERTIFICATE OF POSTING  
ZONING DEPARTMENT OF BALTIMORE COUNTY  
Towson, Maryland

District 15 Date of Posting 11/27/81  
Posted for: Charles E. Dengler, et ux  
Petitioner: Charles E. Dengler, et ux  
Location of property: 200' Bay Drive, 200' E of Wye Rd.  
Location of Signs: 200' Bay Drive, 200' E of Wye Rd.  
Remarks: 1 sign  
Posted by: Norman F. Gerber, Director  
Date of return: 11/27/81

BALTIMORE COUNTY OFFICE OF PLANNING & ZONING

County Office Building  
111 W. Chesapeake Avenue  
Towson, Maryland 21204

Your Petition has been received this 24 day of Sept, 1981.

Filing Fee \$ 25.00 Received: ☒ Check  
☐ Cash  
☐ Other

WILLIAM E. HAMMOND, Zoning Commissioner

BALTIMORE COUNTY, MARYLAND  
OFFICE OF FINANCE - REVENUE DIVISION  
MISCELLANEOUS CASH RECEIPT

No. 102613

ed by C. William Clark

Reviewed by uen

of the Petition for assignment of a

DATE 11/10/81 ACCOUNT 01-662

AMOUNT \$25.00

RECEIVED BY Julia M. Dengler  
FROM: Filing Fee for Case #82-133-A

49001800 12 2500 AM

VALIDATION OR SIGNATURE OF CASHIER

PETITION MAPPING PROGRESS SHEET

FUNCTION	Wall Map		Original		Duplicate		Tracing		200 Sheet	
	date	by	date	by	date	by	date	by	date	by
Descriptions checked and outline plotted on map										
Petition number added to outline										
Denied										
Granted by ZC, BA, CC, CA										
Reviewed by: uen										
Previous case:										
Revised Plans: Change in outline or description										
Map # 5B										

Item # 71

CERTIFICATE OF PUBLICATION

TOWSON, MD. November 12, 1981

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., and annexed

6K 1980 line 12th day of December, 1981, the first publication appearing on the 12th day of November, 1981.

THE JEFFERSONIAN  
L. Frank Johnston  
Manager

Cost of Advertisement, \$

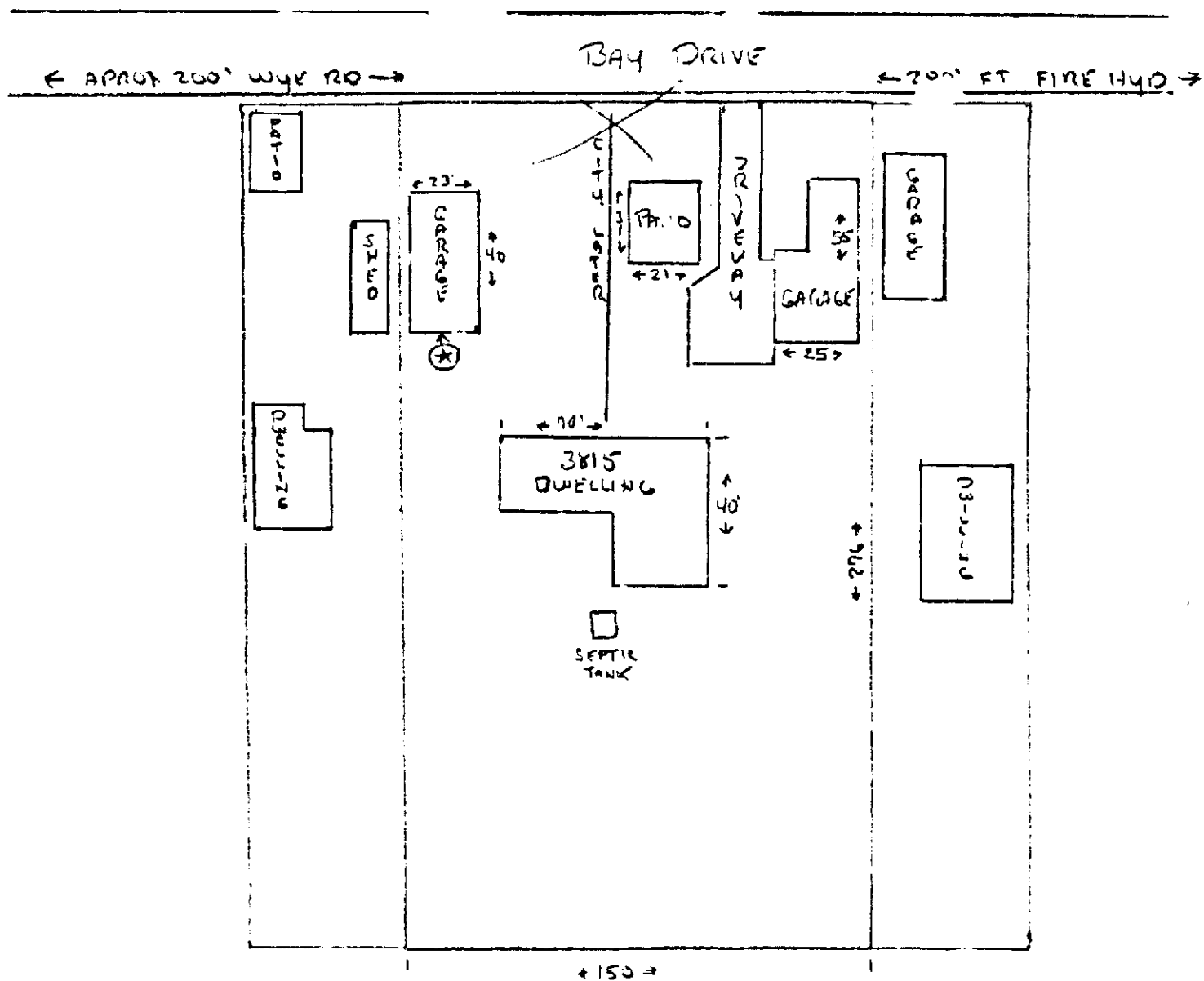
Petition For Variance  
15th District  
ZONING: Petition for Variance.  
LOCATION: South side of Bay Drive, 200 ft. East of Wye Road.  
DATE & TIME: Thursday, December 10, 1981 at 9:30 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Ave., Towson, Maryland.  
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the Petition for Variance to allow existing accessory structures to be located a minimum of 10 inches from side property lines in lieu of the required two and one-half (2 1/2) feet.  
The Zoning Regulation to be accepted as follows:  
Section 400.1 - location of accessory structures.  
All that parcel of land in the Fifteenth District of Baltimore County.  
Real property, improved, with a residential dwelling and garage, located on the south side of Bay Drive approximately 200 feet east of Wye Road and known as Lot Number 244, 245 and 246, on the Second Addition to Plot No. 1 Bowley's Quarter recorded among the Land Records of Baltimore County in Plot Book W.P.C. No. 8, Folio 78, also known as 3814 Bay Drive, Baltimore, Maryland 21204.  
Being the property of Charles E. Dengler, et ux, as shown on plat plan filed with the Zoning Department.  
Hearing Date: Thursday, December 10, 1981 at 9:30 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.  
By Order Of William E. Hammond  
Zoning Commissioner



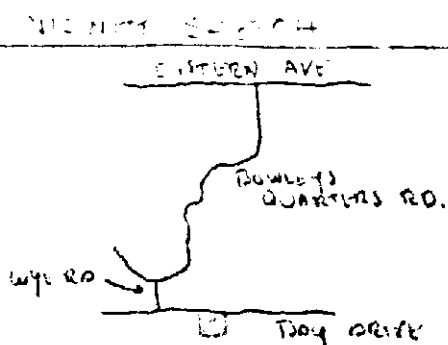
pet 244

pet 244

PETITION FOR VARIANCE  
15th District  
ZONING: Petition for Variance.  
LOCATION: South side of Bay Drive, 200 ft. East of Wye Road.  
DATE & TIME: Thursday, December 10, 1981 at 9:30 A.M.  
PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.  
The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing on the Petition for Variance to allow existing accessory structures to be located a minimum of 10 inches from side property lines in lieu of the required two and one-half (2 1/2) feet.  
The Zoning Regulation to be accepted as follows:  
Section 400.1 - location of accessory structures.  
All that parcel of land in the Fifteenth District of Baltimore County.  
Real property, improved, with a residential dwelling and garage, located on the south side of Bay Drive approximately 200 feet east of Wye Road and known as Lot Number 244, 245 and 246, on the Second Addition to Plot No. 1 Bowley's Quarter recorded among the Land Records of Baltimore County in Plot Book W.P.C. No. 8, Folio 78, also known as 3814 Bay Drive, Baltimore, Maryland 21204.  
Being the property of Charles E. Dengler, et ux, as shown on plat plan filed with the Zoning Department.  
Hearing Date: Thursday, December 10, 1981 at 9:30 A.M.  
Public Hearing: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland.  
By Order Of William E. Hammond, Zoning Commissioner of Baltimore County.  
Nov. 12.



CHESAPEAKE BAY



SCALE  
1" = 50'  
15' ELEC. DIST  
RC 5 ZONING  
★ PROPOSED ZONING  
VARIANCE TO REPLACE  
DAMAGED GARAGE 10'  
FROM PROP LINE

ITEM 1171

